

2-PP-04

## Project Narrative

### Preliminary Plat Parcel 5.9A

This application requests Development Review Board approval for a preliminary plat consisting of four (4) lots within Parcel 5.9A at DC Ranch. The zoning for this parcel is R4-R with the maximum building height being thirty-five (35') feet. Access to the site is from Silverleaf Club Drive, south of Horseshoe Canyon Trail. The site sits between the existing Silverleaf golf course and the Silverleaf Country Club.

Parcel 5.9A is governed by the Silverleaf Guidelines. These guidelines introduce new homeowners to the design philosophy that has been the hallmark of DC Ranch. The guidelines include the concepts of good site design, architectural detailing, appropriate styles of architecture for this portion of the DC Ranch community, color and material selection appropriate planting and lighting for the Sonoran desert setting, and the DC Ranch review process. The goal of this collection of information is to achieve great design and insure a lasting value in the community through guidance of individual expression.

